

RECORD OF OWNERSHIP

PEGASUS RESOURCES INC
ROCKY TOP DEV ATTN: BOB MAY
BOX 1357
ABINGDON, VA 24210

03450

DATE RECORDED

DEED OR WILL BOOK *25-317*

CONSID-ERATION **YR-SP**

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BUILDING PERMITS

NO.	TYPE	DATE	% COMP.	DATE FINAL	APPRAISAL	APPRAISAL

NOTES:

CLASS **6**

ZONING

DISTRICT **02**

LEGAL DESCRIPTION
LITTLE CREEK
COUNTS FILE # 1435Z
107.54AC

YEAR	VALUE OF LAND	VALUE OF IMPROV.	TOTAL VALUE	ACR
1986	<i>32500</i>	—	<i>32500</i>	
1987	<i>32500</i>	—	<i>32500</i>	
1988	<i>32500</i>		<i>32500</i>	
1989	<i>32500</i>		<i>32500</i>	
1990	<i>32500</i>		<i>32500</i>	
1991	<i>32500</i>		<i>32500</i>	
1992				
1993				
1994				
1995				
1996				
1997				

NOTES	MAIN BUILDING	ROOFING	EXTERIOR FINISH	GENERAL FEATURES	NUMBER OF ROOMS	INTERIOR FINISH	PLUMBING & HEATING
	Dwelling	Comp. Sh.	Wood Siding	Yr. Built	Bsmt. [] 2nd []	Plaster	BATH(S) Full 1/2 Bath(s)
		Slate	Brick	Remod.	1st [] 3rd []	Sheet rock	Modern Bath [] Modern Kitchen []
		Asbestos	Asb. Wood Shg.	S. Level [] S. Foyer []	Total No. Bedrooms	Ceciled	Cent. Heat [] A/C []
	CONSTRUCTION	Metal	Cin. Block [] Stone []	FOUNDATION	FLOORS	Panel	Fir. or Wall Furnace [] Stove(s) []
	Wood Frame	Tar & Grav.	Stucco [] Con. Block []	Crawl [] Conc. []	HW [] Pine [] Carp. [] Tile []	Unfinished	FIRE PLACE(S)
	Cin. Block	Tile	Aluminum [] Masonite []	Riers [] Cin. Blk. []	ATTIC FINISH	INTERIOR CONDITION	Number
	Steel Frame	Shakes	Storm Doors [] Storm Win. []	Slab [] Brick []	Disappearing Stairs	Gd. [] Fair [] Poor [] VP []	Number Chimneys

COMPUTATIONS						EXTERIOR CONDITION				Basement Size		Attic Floor & Stairs		INSULATION			Brick [] C. Block []	
TYPE	SIZE	RATE	VALUE	RATE	VALUE	Gd. [] Fair [] Poor [] VP []	Basmt. Finish	1/4 [] 1/2 [] 3/4 [] Full []	Attic [] Walls [] Fl. []	Stone [] Metal []								

SUMMARY OF BUILDINGS														YR.	86	YR.		YR.
TYPE	DESCRIPTION	SIZE	GRADE	AGE	DATE	APP. VALUATION	CONV.	SEPA.	Market Value	Market Value	Market Value							
	Dwelling																	
Porch																		
Porch																		
Carport																		
Garage																		
Cent. A/C																		

Basement	M & L	M & L	MOBILE HOME INFORMATION		Market Value All Improvements			
Bsmt. Finish			Owner	Market Value All Land		32500		
Attic	DATE	DATE	Make	Year	TOTAL MARKET VALUE		32500	
Fireplace(s)	APRP	APRP	Size	Cond.	USE VALUE APPRAISALS RECAP			
Heating	BP		Not Home [] Time		Average	Use Value	Property and Income Information	
Bath(s)	DATE	DATE	AM [] PM []				Land Cost	
Total	2/13/85						\$	
Factor	CLASSIFICATION	ZONING	INFORMATION BY				Bldg. Cost	
Replacement	6						\$	

FRONTS ON										LAND VALUE COMPUTATIONS							LAND VALUE COMPUTATIONS						
Footage	Depth	Square Footage	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	Adj.	TOTAL APPRAISAL	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	Adj.	TOTAL APPRAISAL									

PROPERTY FACTORS			CLASSIFICATION	ACRES	RATE	ADJ.	CLASSIFICATION	ACRES	RATE	ADJ.
Utilities	Street or Road		Home Site				Home Site			
Public Water	Paved	<input checked="" type="checkbox"/>	on Road	2.7	400				1080	
Public Sewer	Gravel	<input type="checkbox"/>	Woods	104.84	300				31452	
Well	Dirt	<input type="checkbox"/>								
Spring	No Road	<input checked="" type="checkbox"/>								
Septic System	Curb & Gutter	<input type="checkbox"/>	Wasteland				Wasteland			
U. G. Utilities	Sidewalk	<input type="checkbox"/>								
			Total Average	104.84	Total Value Land		Total Average		Total Value Land	

FRONTAGE TOPOGRAPHY			General Remarks:	
LEVEL []	SLOPES UP []	SLOPES DOWN []		
LOW []	STEEP UP []	STEEP DOWN []	110.15 ACRES TO CCC. MAPS	

BOARD REVIEW NOTES